



CITY of BEVERLY PLANNING BOARD

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Mayor

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John Thomson
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Ellen Hutchinson

Members

Catherine Barrett
Edwin Barrett, III
Ellen Flannery
David Mack
James Matz
Wayne Miller

AGENDA REGULAR MEETING Council Chamber, City Hall, third floor Wednesday, May 20, 2015 7:00 p.m.

- Call to Order
- 1. Subdivision Approval Not Required Plans
 - a. 205 Hale Street – Donald and Roberta Stacey
 - b. Other, if any
- Recess for Public Hearings
 - Continued Public Comment Period – Open Space Residential Design #5-14– Initial Review - 8-lot Subdivision - 44 & 52 Standley Street – RC Realty Trust & Donna Sweeney
 - Continued Public Hearing – Special Permit Applications #143-15 and #144-15, Site Plan Review Application #115-15 and Inclusionary Housing Application #7-15 – Construct six-story residential building within mixed use development, relocation of existing freestanding sign and to allow payment of a fee in lieu of providing affordable units on site – 181 Elliott Street (aka 201 Elliott Street) – Beverly Commerce Park, LLC
 - Continued Public Hearing – Special Permit #145-15, Site Plan Review #116-15 and Inclusionary Housing #8-15 – Construct multi-use building with 72 residential units and 72 parking spaces with retail/commercial space on ground floor – 131 Rantoul Street – Depot Square Phase III LLC
 - Public Hearing - Open Space Residential Design (OSRD) #7-15 – Initial Review and Yield Plan – 7 Lots – 50 and 54 Boyles Street – Symes Development & Permitting LLC

- Reconvene Meeting
- 2. Discussion/Decision: Open Space Residential Design #5-14 Initial Review – 44 & 52 Standley Street – RC Realty Trust & Donna Sweeney
- 3. Discussion/Decision: Special Permit Applications #143-15 and 144-15, Site Plan Review Application #115-15 and Inclusionary Housing Application #7-15 – 181 Elliott Street (aka 201 Elliott Street) – Beverly Commerce Park, LLP
- 4. Discussion/Decision: Special Permit #145-15, Site Plan Review #116-15 and Inclusionary Housing #8-15 – Construct multi-use building with 72 residential units and 72 parking spaces with retail/commercial space on ground floor – 131 Rantoul Street – Depot Square Phase III LLC
- 5. Discussion/Decision – Open Space Residential Design (OSRD) #7-15 – Initial Review and Yield Plan – 7 Lots – 50 and 54 Boyles Street – Symes Development & Permitting LLC
- 6. Preliminary Subdivision Plan – 50 and 54 Boyles Street – Symes Development & Permitting LLC
- 7. Six Month Review of “Vault Planting Area” plan – Special Permit #130-12, Site Plan #106-12 and Inclusionary Housing #3-12 - Approved April 8, 2014 – Enterprise Apartments – 79 Rantoul Street – Windover Enterprise LLC
- 8. Set Public Hearing: Open Space Residential Design Site Plan Application #6-15 – 30 Foster Street – Lindallwood Realty Trust
- 9. New or Other Business
 - a. Community Preservation Committee Priorities for 2015
 - b. If any. This agenda item may include requests to set public hearing dates; requests to establish surety, sign plans, reduce or release performance bonds or other actions pertaining to the administration of subdivision approvals, which could include review and approval of preliminary subdivision plans; requests for minor modifications of site plans; requests for informal discussion over potential future projects; requests for administrative actions and/or recommendations pertaining to zoning amendments.
- 10. Approval of Minutes – January 13, 2015 (revised draft) January 21, 2015, February 10, 2015, and March 17, 2015
- 11. Adjournment